

## Comments on April 25, 2013, Zoning Administrator Agenda Items

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### ***Item B: Minutes of April 11, 2013***

- Page 4:
  - paragraph 3: “Several residents living near the project ~~the~~ site were in attendance ...”
  - paragraph 4: “Zoning Administrator Wisneski continued the item so that compliance with the existing conditions related to deliveries ...”

### ***Item C. 1: West Marine Towers - Modification Permit (PA2013-053)***

- Resolution of Approval, Section 2.1: “The proposed towers are solely architectural design elements that do not increase the ~~structures~~ structure’s overall floor area ...”
- Facts in Support of Finding, A-1: “The structure on which the towers are proposed is ...”
- Handwritten page 10: In “Resolved, 2.” I believe the appeal would be to the Planning Commission and should be filed with the **Community Development Director**, rather than the **City Clerk**.
- Per Statement of Facts 1.4, the site is in the coastal zone. Does the project require a Coastal Development Permit? If so, the requirement should probably be pointed out to the applicant in the Conditions of Approval.
- More generally, the location of the tower entrances, encouraging patrons to enter and exit directly from and to the parking lots, and the elimination of the existing connection to the courtyard facing Via Lido seem incompatible, to me, with encouraging the pedestrian friendly vision of the Lido Village Design Guidelines.